

In the matter of the decision of the City)
Planning Commission to approve a variance)
to waive 23 on-site parking spaces required)
in connection with the establishment of a)
restaurant on 0.2+ acres located in the)
General Commercial (C-2 zone) (P87-436))

NOTICE OF DECISION
AND
FINDINGS OF FACT

At its regular meeting of November 12, 1987, the City Planning Commission indicated an intent to approve a request to waive 23 on-site parking spaces required in connection with the establishment of a restaurant, subject to conditions and based upon Findings of Fact due December 3, 1987.

Based upon documentary and oral evidence presented at the public hearing, the Commission approved the variance, subject to conditions and based upon Findings of Fact which follow:

Condition

The seating capacity shall be limited to a total of 73 seats indoors and outdoors (if applicable).

Findings of Fact

1. Granting the variance does not constitute a special privilege extended an individual property owner, in that there are other restaurants in the area with inadequate on-site parking.
2. Granting the variance does not constitute a use variance, in that restaurants are allowed in the C-2 zone.
3. Granting the request does not constitute a disservice to surrounding property, in that there appears to be adequate one and two-hour parking spaces on the street.
4. Granting the request is in harmony with the 1980 Central City Plan and the 1974 General Plan which designate the site for commercial uses.

Approved by the City Planning Commission
on December 3, 1987 for the City Planning
Commission meeting of November 12, 1987

CHAIRPERSON